



Development Services Department  
Environmental Coordinator  
450 110<sup>th</sup> Avenue NE  
Bellevue, WA 98009-9012

## DETERMINATION OF NON-SIGNIFICANCE

<b>PROPOSAL NAME:</b>	Phantom Lake Forest Restoration
<b>LOCATION:</b>	15604 SE 16 <sup>th</sup> Street
<b>FILE NUMBERS:</b>	20-123105-LO
<b>PROPONENT:</b>	Rick Bailey, City of Bellevue Parks
<b>DESCRIPTION OF PROPOSAL:</b>  Vegetation management within a 2-acre forested area of the Phantom Lake Park property adjacent to Phantom Lake that is part of the larger Lake Hills Greenbelt. Proposal includes removal of invasive vegetation and replanting with native vegetation to restore the project area that is located within the 110-foot buffer from the Phantom Lake wetland. This work is also within a Type-F stream and associated wetland within the 110-foot buffer from the Phantom Lake wetland.	

The Environmental Coordinator of the City of Bellevue has determined that this proposal does not have a probable significant adverse impact upon the environment. An Environmental Impact Statement (EIS) is not required under RCW 43.21C.030(2)(C). This decision was made after the Bellevue Environmental Coordinator reviewed the completed environmental checklist and information filed with the Land Use Division of the Development Services Department. This information is available to the public on request.

This DNS is issued after using the optional DNS process in WAC 197-11-355. There is no further comment period on the DNS. There is a 14-day appeal period. Only persons who submitted written comments before the DNS was issued may appeal the decision.

**DATE ISSUED:** 2/11/2021

**APPEAL DATE:** 2/25/2021

A written appeal must be filed in the City Clerk's Office by 5 p.m. on the appeal date noted above.

This DNS may be withdrawn at any time if the proposal is modified so as to have significant adverse environmental impacts; if there is significant new information indicating a proposals probable significant adverse environmental impacts (unless a non-exempt license has been issued if the proposal is a private project) or if the DNS was procured by misrepresentation or lack of material disclosure.

**Issued By:** Heidi Bedwell, Planning Manager **for**  
Elizabeth Stead, Environmental Coordinator  
Development Services Department

**Date:** February 11, 2021



**City of Bellevue  
Development Services Department  
Land Use Staff Report**

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**Proposal Name:** Phantom Lake Forest Restoration

**Proposal Address:** 15604 SE 16<sup>th</sup> Street

**Proposal Description:** City of Bellevue Parks proposal to conduct vegetation management within a 2-acre forested area of the Phantom Lake Park property adjacent to Phantom Lake that is part of the larger Lake Hills Greenbelt. Proposal includes removal of invasive vegetation and replanting with native vegetation to restore the project area that is located within the 110-foot buffer from the Phantom Lake wetland. This work is also within a Type-F stream and associated wetland within the 110-foot buffer from the Phantom Lake wetland.

**File Number:** 20-123105-LO

**Applicant:** Rick Bailey, City of Bellevue Parks

**Decisions Included** Critical Areas Land Use Permit - (Process II. 20.30P)

**Planner:** Reilly Pittman, Land Use Planner

**State Environmental Policy Act  
Threshold Determination:** **Determination of Non-Significance**

By: Heidi Bedwell, Planning Manager for  
Elizabeth Stead, Environmental Coordinator  
Development Services Department

**Director's Decision:** **Approval with Conditions**

By: Heidi Bedwell, Planning Manager for  
Michael A. Brennan, Director  
Development Services Department

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**Application Date:** December 11, 2020

**Notice of Application Date:** January 14, 2021

**Decision Publication Date:** February 11, 2021

**Project Appeal Deadline:** February 25, 2021

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For information on how to appeal a proposal, visit Development Services Center at City Hall or call (425) 452-6800. Appeal of the SEPA Threshold Determination or Critical Areas Land Use Permit decision must be made to the City of Bellevue City Clerk's Office by 5 p.m. on the date noted above as the appeal deadline.

## **CONTENTS**

I.	Proposal Description .....	3
II.	Consistency with Land Use Code Requirements .....	4
III.	Public Notice and Comment .....	5
IV.	Summary of Technical Reviews .....	6
V.	State Environmental Policy Act (SEPA) .....	6
VI.	Decision Criteria .....	7
VII.	Conclusion and Decision .....	8
VIII.	Conditions of Approval .....	8

## **Documents Referenced in File**

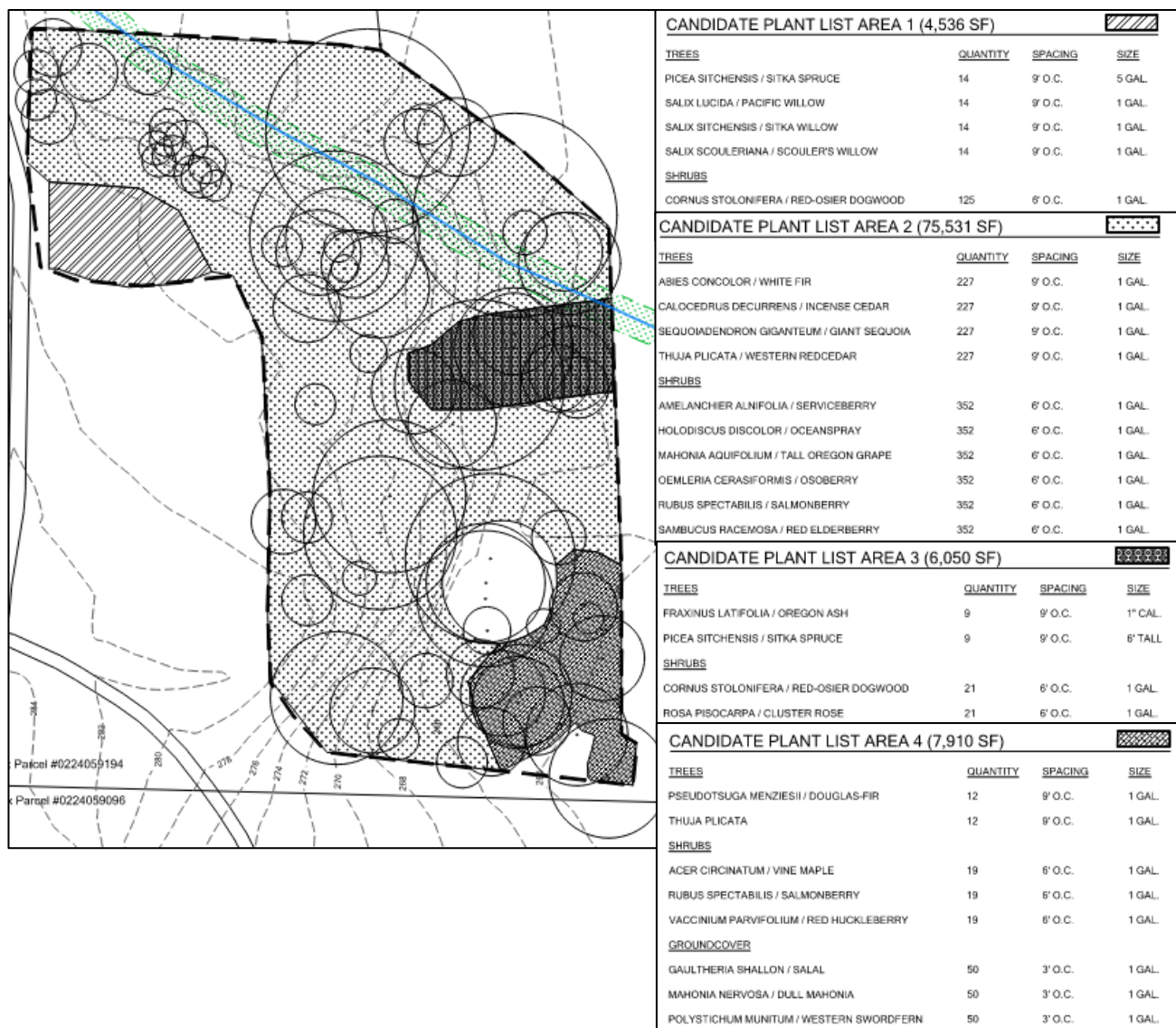
1. Project Plans – Attached
2. Critical Areas Narrative
3. SEPA Checklist

All other documents and materials found in project file

## I. Proposal Description

City of Bellevue Parks is proposing to remove invasive vegetation and replace it with native vegetation within a 2-acre area of Phantom Lake Park adjacent to Phantom Lake within the Lake Hills Greenbelt. The proposed vegetation management is located within the 110-foot buffer from the Phantom Lake wetland. A stream and associated wetland have also been located in vicinity of the work area and this work is within these critical areas and their buffers as well. Vegetation Management is an allowed use in critical areas and buffers per Land Use Code 20.25H.055 and requires approval of a Critical Areas Land Use Permit is subject to certain performance standards discussed in this report. **See Figure 1 below for project plan.**

**Figure 1**



## **II. Consistency with Land Use Code Requirements**

### **A. Consistency with LUC 20.25H.055.C.3.v.i - Vegetation Management Plan Performance Standards**

#### **1. Is the Vegetation Management Plan prepared by a qualified professional?**

**Finding:** The plan was prepared by the Watershed Company which is a qualified biologist.

#### **2. Does the Vegetation Management Plan include the following?**

##### **a. A description of existing site conditions, including existing critical area functions and values;**

**Finding:** The site is adjacent to Phantom Lake and is currently overrun with invasive species and lacks a diverse tree canopy and understory which compose a healthy forest. Existing tree species include red alder, bigleaf maple, western red cedar, Oregon ash, black cottonwood, and Sitka spruce. Understory vegetation includes red-twig dogwood, devil's club, and significant invasive species coverage of reed canarygrass, blackberry, ivy, and holly. This area is located within overlapping critical areas and buffers that include the 110-foot buffer from the Phantom Lake wetland as well as a stream and wetland within this buffer. The 100-year floodplain of Phantom Lake is located just east of the proposed work area and no work is proposed in the floodplain.

##### **b. A site history;**

**Finding:** The site appears to have been forested since 1936 but surrounding areas have been used for agriculture in the past. The areas surrounding the park are now generally developed with residential uses.

##### **c. A discussion of the plan objectives;**

**Finding:** The objectives are to install native vegetation in place of the removed invasive vegetation.

##### **d. A description of all sensitive features;**

**Finding:** The impacted area is the wetland buffer from the Phantom Lake wetland, stream and stream buffer and the wetland adjacent to the stream which cross the project area. This stream is considered a Type-F stream until a more detailed stream study is provided.

##### **e. Identification of soils, existing vegetation, and habitat associated with species of local importance present on the site;**

**Finding:** No species of local importance have been identified but this area does have potential to provided habitat to species. The proposed native vegetation will improve habitat quality above the invasive vegetation that currently exists.

**f. Allowed work windows;**

**Finding:** The project will comply with any work windows required by state or federal permit review as well as limits on work required by the City's clearing and grading code.

**g. A clear delineation of the area within which clearing and other vegetation management practices are allowed under the plan; and**

**Finding:** See plan attached which shows the work area.

**h. Short- and long-term management prescriptions, including characterization of trees and vegetation to be removed, and restoration and revegetation plans with native species, including native species with a lower growth habit. Such restoration and revegetation plans shall demonstrate that the proposed Vegetation Management Plan will not significantly diminish the functions and values of the critical area or alter the forest and habitat characteristics of the site over time.**

**Finding:** See attached plan for maintenance and monitoring proposed. The City's Parks department will assume future continual maintenance and monitoring of this area.

**3. Would any proposed tree removal result in a significant impact to habitat associated with species of local importance?**

**Finding:** No tree removal is proposed.

**4. Is the area under application subject to any applicable neighborhood restrictive covenants that address view preservation or vegetation management? The existence of and provisions of neighborhood restrictive covenants shall not be entitled to any more or less weight than other reports and materials in the record.**

**Finding:** No covenants exists.

**B. Consistency with LUC 20.25H.080 and LUC 20.25H.100 – Performance Standards for Streams and Wetlands**

The submitted project narrative which is reference document 2 of this report demonstrates the proposal is consistent with these performance standards for projects in stream, wetlands, or their buffers. The project does not propose any lights, increased noise, increased runoff or impervious areas, or treated water and proposes to plant the area with dense native vegetation that will be maintained per the Parks Department BMPs for use of chemicals and noxious species controls.

**III. Public Notice and Comment**

Application Date:	December 11, 2020
Public Notice (500 feet):	January 14, 2021
Minimum Comment Period:	January 28, 2021

The Notice of Application for this project was published in the City of Bellevue Weekly Permit Bulletin and Seattle Times on January 14, 2021. It was mailed to property owners within 500 feet of the project site. One comment was received that noted a discrepancy in the tree inventory between the project plans and the critical areas narrative. No trees are proposed for removal as part of this work and the plans show all trees that exist on the site which will be maintained under the future clearing and grading permit.

#### **IV. Summary of Technical Reviews**

##### **A. Clearing and Grading**

The Clearing and Grading Division of the Development Services Department reviewed the proposal for compliance with Clearing and Grading codes and standards and has approved the application.

##### **B. Utilities**

The Utilities Review section of Development Services Department reviewed the proposal for compliance with Utility codes and standards and has approved the application.

#### **V. State Environmental Policy Act (SEPA)**

Environmental review is required for the proposal under the State Environmental Policy Act (SEPA), Chapter 43.21C RCW and Washington Administrative Code (WAC) 197-11, and the City's Environmental Procedures Code, Chapter 22.02 of the Bellevue City Code (BCC). The Environmental Checklist together with information provided below (and in the official file) adequately discloses expected environmental impacts associated with the proposed Design Review approval. The environmental review indicates no probability of significant adverse environmental impacts occurring as a result of the proposal. Therefore, issuance of a Determination of Non-Significance (DNS) is the appropriate threshold determination under SEPA.

Adverse impacts which are less than significant are subject to City Codes or Standards, which are intended to mitigate those impacts. In cases where the City has adopted development regulations to systematically avoid or mitigate adverse impacts, those standards and regulations, where applicable, will normally constitute adequate mitigation of the impacts. Where such impacts and regulatory items correspond, further documentation is not necessary. Where impacts and regulations do not correspond, or where unanticipated impacts are not mitigated by existing regulations, BCC 22.02.140 provides substantive authority to mitigate impacts disclosed through the environmental review process.

A discussion of the impacts associated with the project is noted below, together with any specific conditions of approval. These impacts will be mitigated to less than significant through exercise of Code authority as well as through project-specific Conditions of Approval contained in this report.

**A. Earth and Water**

The only impacts are temporary and result from removal of invasive vegetation that will be replaced with native plants.

**B. Plants and Animals**

As discussed, the area will be replanted with native vegetation to establish a forested condition. See submitted planting plans which are attached to this report.

**VI. Decision Criteria**

**A. 20.30P.140 Critical Area Land Use Permit Decision Criteria – Decision Criteria**

The Director may approve, or approve with modifications an application for a Critical Area Land Use Permit if:

**1. The proposal obtains all other permits required by the Land Use Code.**

Finding: All required construction permits will be obtained. See Conditions of Approval in Section IX of this report.

**2. The proposal utilizes to the maximum extent possible the best available construction, design and development techniques which result in the least impact on the critical area and critical area buffer.**

Finding: The proposal is not resulting in development and is restoring critical area and buffer functions which are the best possible outcome and do not result in new permanent impacts.

**3. The proposal incorporates the performance standards of Part 20.25H to the maximum extent applicable.**

Finding: The proposal incorporates the performance standards discussed in Section II above.

**4. The proposal will be served by adequate public facilities including street, fire protection, and utilities.**

Finding: The proposal does not impact public services and enhances City park lands.

**5. The proposal includes a mitigation or restoration plan consistent with the requirements of LUC Section 20.25H.210.**

Finding: The proposal includes a planting plan consistent with the requirements of LUC 20.25H.210.

**6. The proposal complies with other applicable requirements of this code.**

Finding: As discussed in this report, the proposal complies with all other applicable

requirements of the Land Use Code.

## VII. Conclusion and Decision

After conducting the various administrative reviews associated with this proposal, including Land Use Code consistency, SEPA, City Code and Standard compliance reviews, the Director of the Development Services Department does hereby **approve with conditions** the proposed vegetation management in a 2-acre area of Phantom Lake Park.

**Approval of this Critical Areas Land Use Permit does not constitute a permit for construction. Separate construction permits are required, and all plans are subject to review for compliance with applicable City of Bellevue codes and standards.**

**Note- Expiration of Approval:** In accordance with LUC 20.30P.150 a Critical Areas Land Use Permit automatically expires and is void if the applicant fails to file for a construction permit or other necessary development permits within one year of the effective date of the approval.

## VIII. Conditions of Approval

**The applicant shall comply with all applicable Bellevue City Codes and Ordinances including but not limited to:**

<u>Applicable Ordinances</u>	<u>Contact Person</u>
Clearing and Grading Code- BCC 23.76	Janney Gwo, 425-452-6190
Utilities Code – BCC Title 24	Jason Felgar, 425-452-7851
Land Use Code- BCC Title 20	Reilly Pittman, 425-452-4350

**The following conditions are imposed under the Bellevue City Code as referenced:**

1. **Clearing and Grading Permit Required:** Approval of this Critical Areas Land Use Permit does not constitute an approval of any construction permit. Plans submitted as part of any permit application shall be consistent with the activity permitted under this approval.

Authority: Land Use Code 20.30P.140; Clearing & Grading Code 23.76.035  
Reviewer: Reilly Pittman, Development Services Department

2. **Land Use Inspection:** Inspection of restoration planting is required as part of the clearing and grading inspection process.

Authority: Land Use Code 20.25H.210  
Reviewer: Reilly Pittman, Development Services Department

PHANTOM LAKE FOREST RESTORATION  
RESTORATION PLAN  
CITY OF BELLEVUE  
PARKS & COMMUNITY SERVICES  
PHANTOM LAKE PARK  
156TH AVE SE, BELLEVUE, WA 98007



VICINITY MAPS

SHEET INDEX

- L1.0 EXISTING CONDITIONS  
L1.1 TREE INVENTORY MAP  
L1.2 TREE INVENTORY TABLE (1 OF 2)  
L1.3 TREE INVENTORY TABLE (2 OF 2)  
L2.0 TESC AND SOIL PREPARATION PLAN  
L2.1 TESC AND SOIL PREPARATION DETAILS  
L3.0 PLANTING PLAN  
L3.1 PLANT SCHEDULE AND DETAILS  
L4.0 SPECIFICATIONS  
L5.0 MAINTENANCE AND MONITORING NOTES

NOTES

1. CONTOURS, PATHS, ROADS, AND PARCEL INFORMATION IS DERIVED FROM GIS DATA ACCESSED THROUGH BELLEVUE GIS DATA PORTAL.  
2. APPROXIMATE WETLAND INFORMATION DERIVED FROM U.S. FISH & WILDLIFE SERVICE NATIONAL WETLANDS INVENTORY (NWI) WETLANDS MAPPER.  
3. SIGNIFICANT TREES WERE INVENTORIED BY THE WATERSHED COMPANY ISA CERTIFIED ARBORISTS ON JUNE 17, 2020. GEOSPATIAL DATA WAS COLLECTED IN THE FIELD USING A GPS-ENABLED TABLET AND DATA COLLECTION SOFTWARE. GPS DATA IS BELIEVED RELIABLE FOR GENERAL PLANNING AND MOST REGULATORY PURPOSES. HOWEVER, ACCURACY IS VARIABLE AND SHOULD NOT BE CONSIDERED EQUIVALENT TO A PROFESSIONAL LAND SURVEY. NO WARRANTY IS EXPRESSED OR IMPLIED.

SUBMITTALS & REVISIONS

NO.	DATE	DESCRIPTION	BY	LV
1	12-11-20	PERMIT SET		

SHEET SIZE: ORIGINAL PLAN IS 22" x 34". SCALE ACCORDINGLY.	
PROJECT MANAGER:	LV
DESIGNED:	LV
DRAFTED:	LV
CHECKED:	MSF / KB
JOB NUMBER:	160813.9
SHEET NUMBER:	L1.0 OF 10

PERMIT SET - NOT FOR CONSTRUCTION

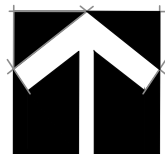


LEGEND

- APPROXIMATE WETLAND BOUNDARY  
APPROXIMATE STREAM CENTERLINE  
EXISTING TREES  
EXISTING PATHWAY  
CONTOUR LINES  
PARCEL BOUNDARY  
PROJECT LIMITS
- VEGETATION COMMUNITY #1  
- MONOCULTURE OF PHALARIS ARUNDINACEA (REED CANARYGRASS). APPEARS TO HAVE HYDROLOGY; POTENTIAL WETLAND.
- VEGETATION COMMUNITY #2  
- NEAR-MONOCULTURE UNDERSTORY OF RUBUS ARMENIACUS (HIMALAYAN BLACKBERRY). HEDERA HELIX (ENGLISH IVY) GROWING UP SOME TREES.
- VEGETATION COMMUNITY #3  
- REDUCED R. ARMENIACUS. DOMINATED BY SALIX SPP. (WILLOW) AND CORNUS STOLONIFERA (REDTWIG DOGWOOD). WATERCOURSE OBSERVED IN THIS AREA; POTENTIAL WETLAND.
- VEGETATION COMMUNITY #4  
- ACER MACROPHYLLUM (BIGLEAF MAPLE) WITH OPLOPANAX HORRIDUS (DEVIL'S CLUB) UNDERSTORY.
- VEGETATION COMMUNITY #5  
- THUJA PLICATA (WESTERN REDCEDAR), POLYSTICHUM MINUTUM (WESTERN SWORDFERN) RUBUS SPECTABILIS (SALMONBERRY) WITH SOME ILEX AQUIFOLIUM (ENGLISH HOLY) AND R. ARMENIACUS.
- VEGETATION COMMUNITY #6  
- R. SPECTABILIS, ALNUS RUBRA (RED ALDER), R. ARMENIACUS
- VEGETATION COMMUNITY #7  
- C. STOLONIFERA, R. ARMENIACUS

EXISTING CONDITIONS

SCALE 1:30





**RESTORATION PLAN**  
**CITY OF BELLEVUE**  
**PARKS & COMMUNITY SERVICES**  
**PHANTOM LAKE PARK**  
**156TH AVE SE, BELLEVUE, WA 98007**

[illegible]

PROJECT MANAGER: LV  
DESIGNED: LV  
DRAFTED: LV  
CHECKED: MSF / KE

160813.9  
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PHANTOM LAKE FOREST RESTORATION  
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## LEGEND

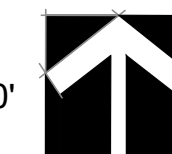
- APPROXIMATE WETLAND BOUNDARY
- APPROXIMATE STREAM CENTERLINE
- EXISTING TREES
- EXISTING PATHWAY
- CONTOUR LINES
- PARCEL BOUNDARY
- PROJECT LIMITS
- SOIL PREPARATION AREA #1 (4,536 SF)
- SOIL PREPARATION AREA #2 (75,531 SF)
- SOIL PREPARATION AREA #3 (13,952 SF)
- HI-VIS FENCING\* (99,475 LF)
- WATTLE (670 LF)

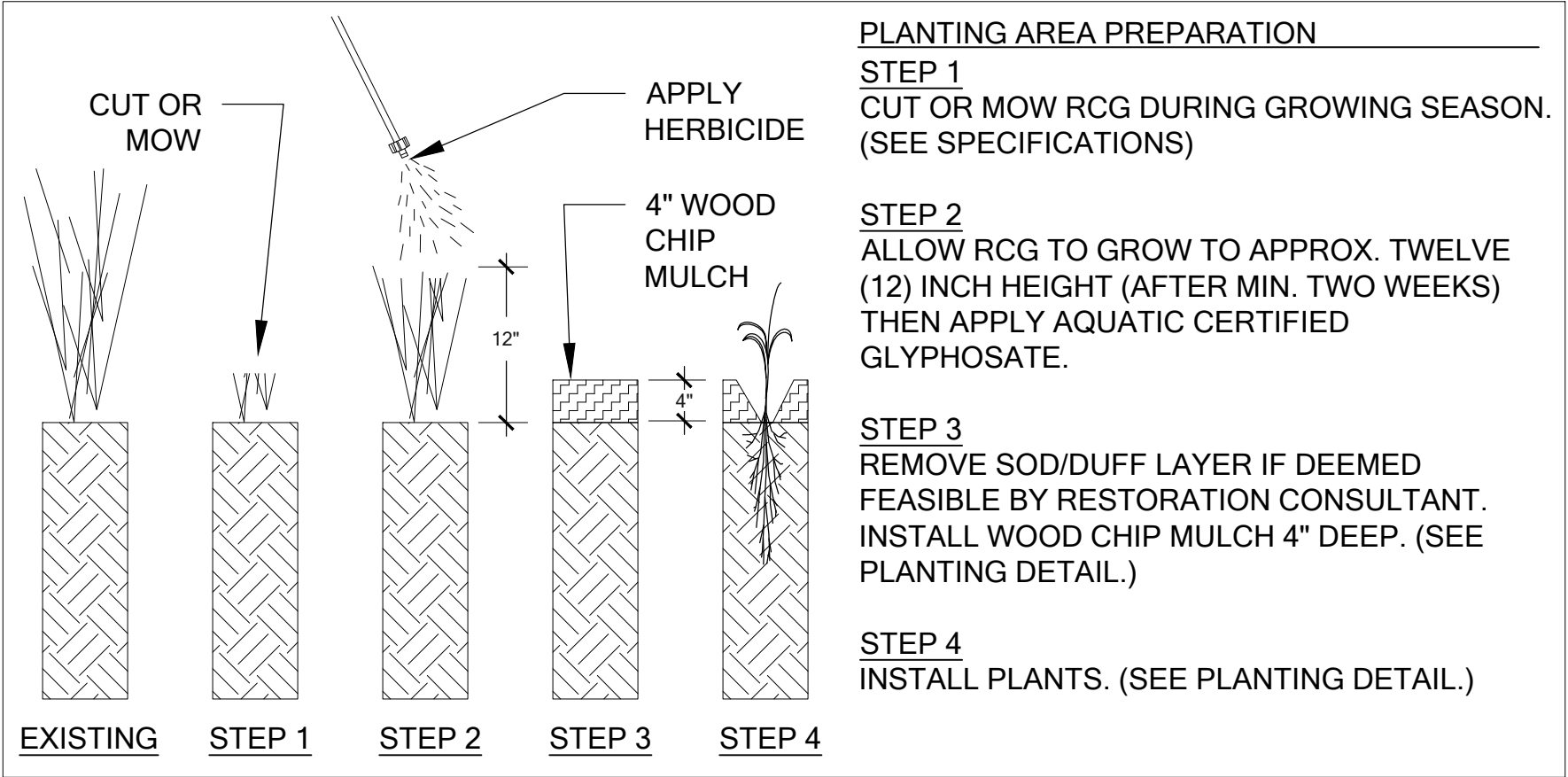
## NOTES

- NOTES
1. INVASIVE SPECIES ARE TO BE REMOVED ACCORDING TO SPECIFICATIONS.
  2. HI-VIS FENCING TO BE INSTALLED AROUND THE ENTIRETY OF THE PROJECT LIMITS.

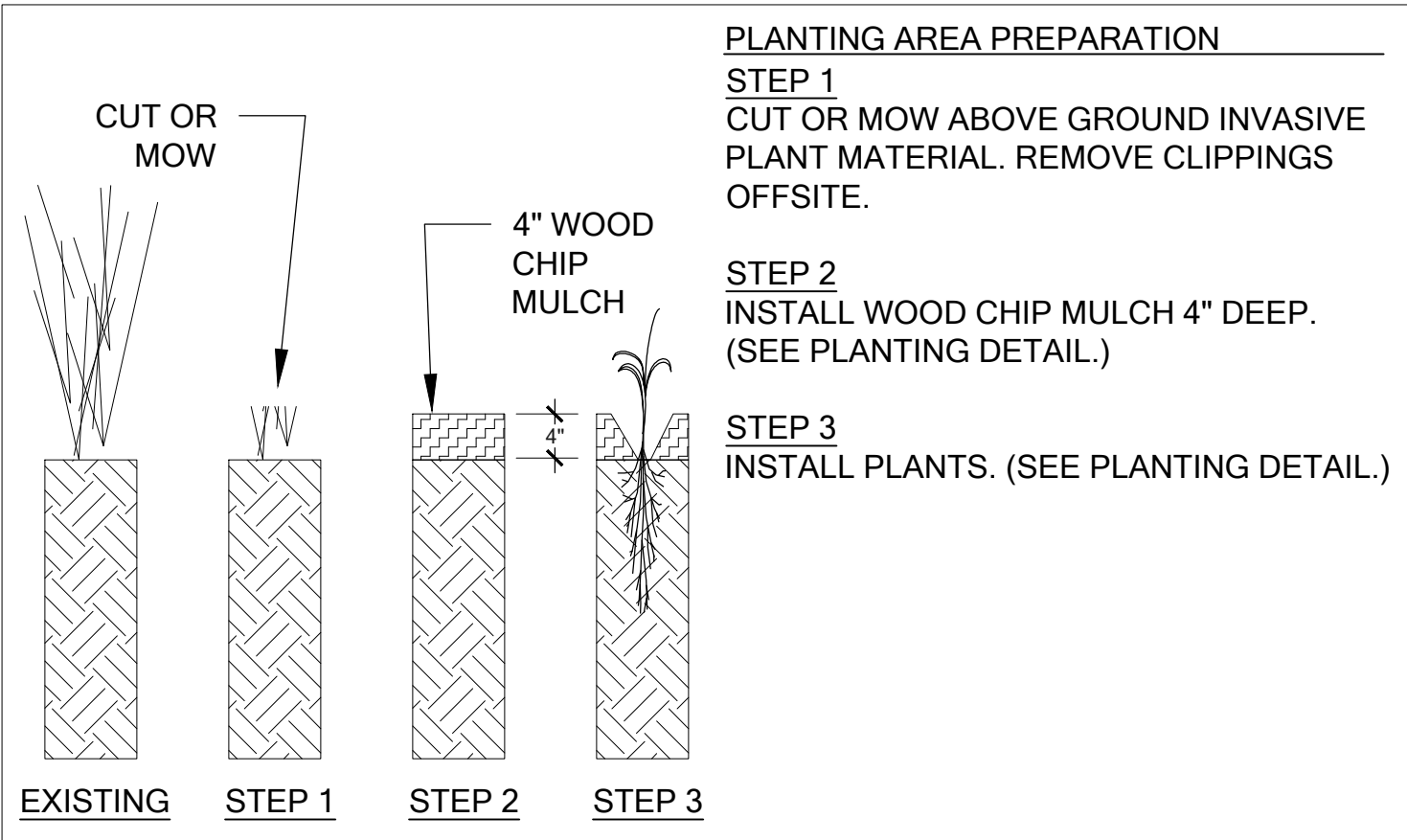
## TESC AND SOIL PREPARATION PLAN

SCALE 1:30

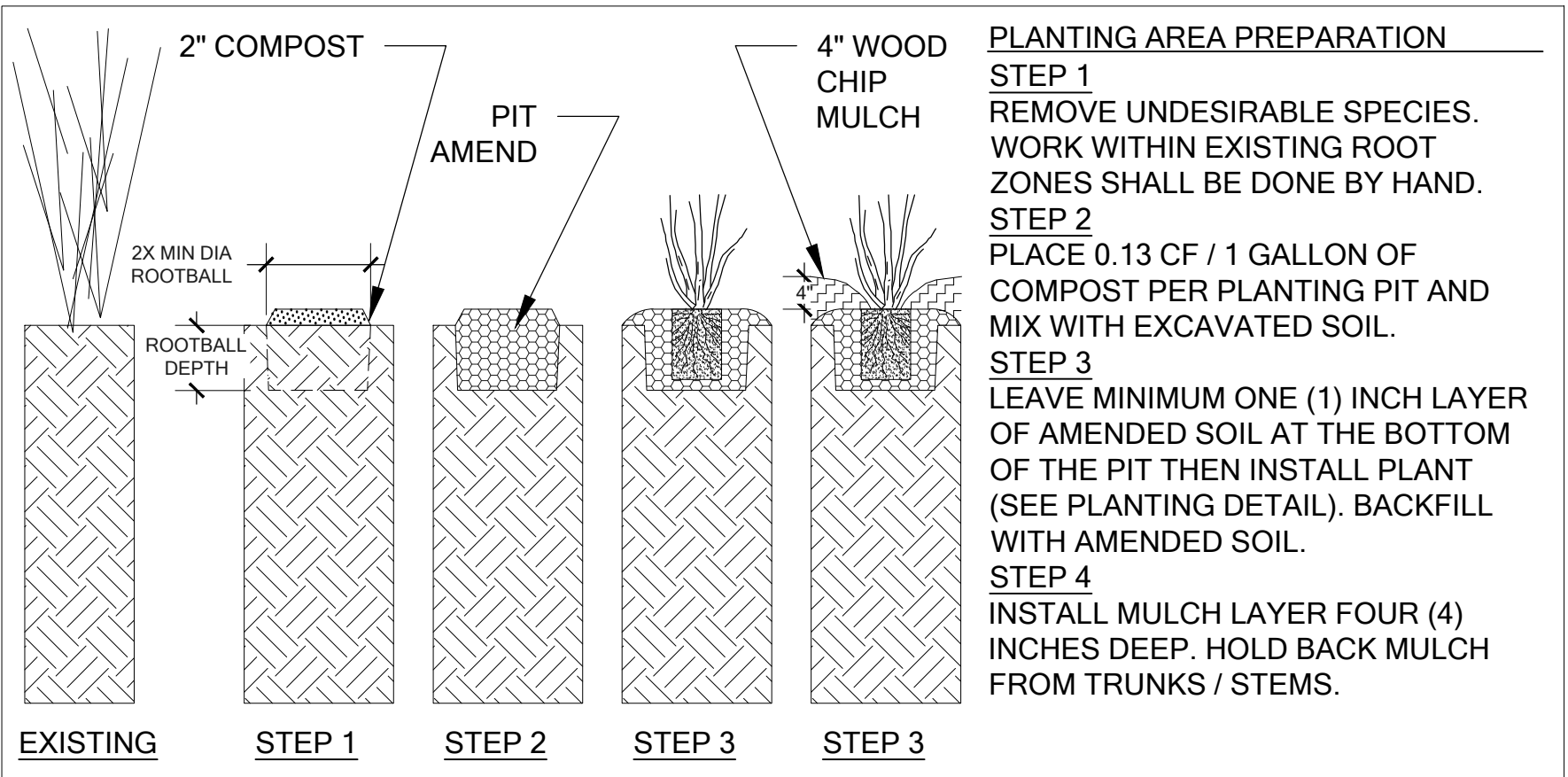




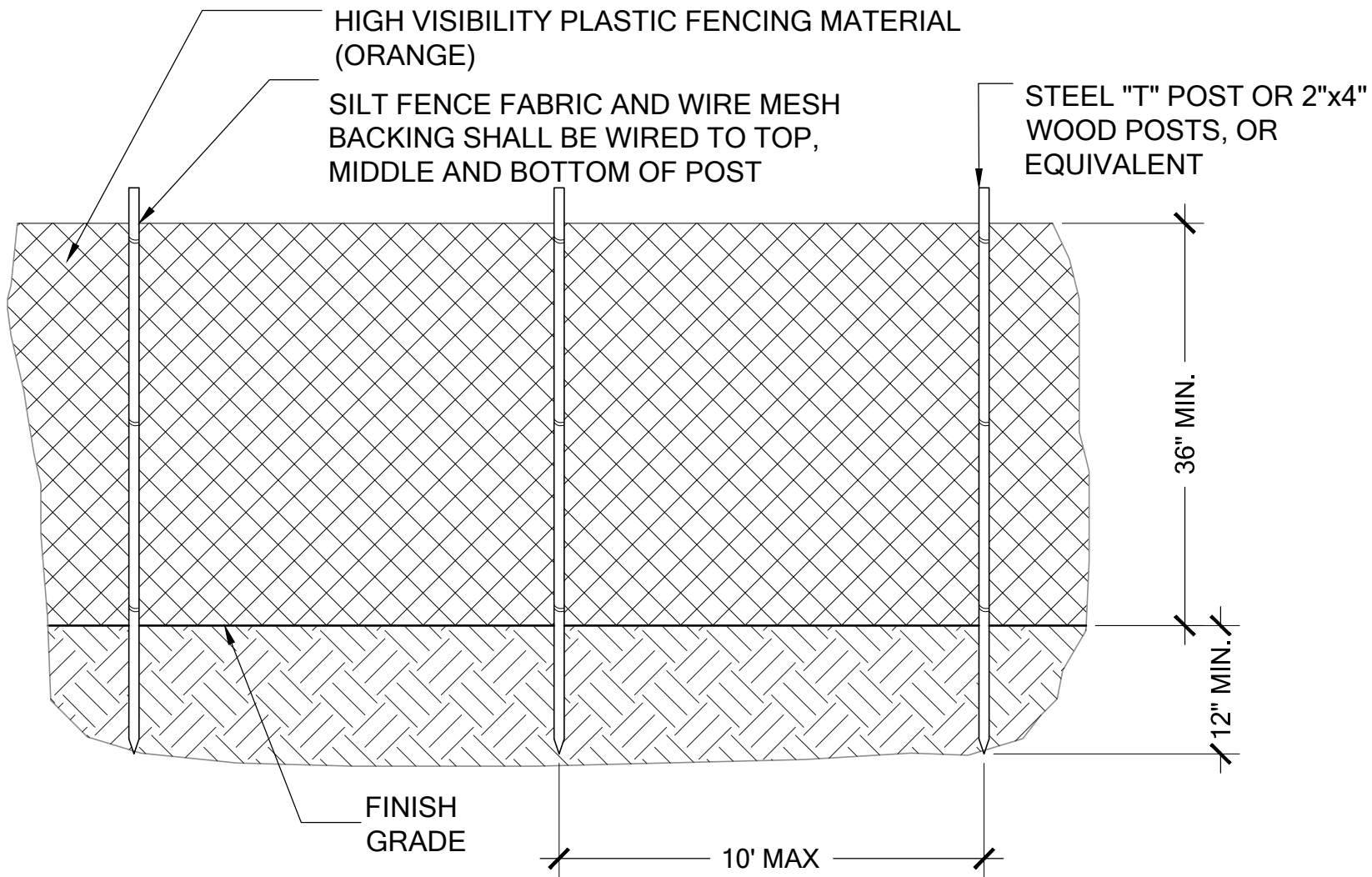
1 SOIL PREPARATION AREA 1 NOT TO SCALE



2 SOIL PREPARATION AREA 2 NOT TO SCALE

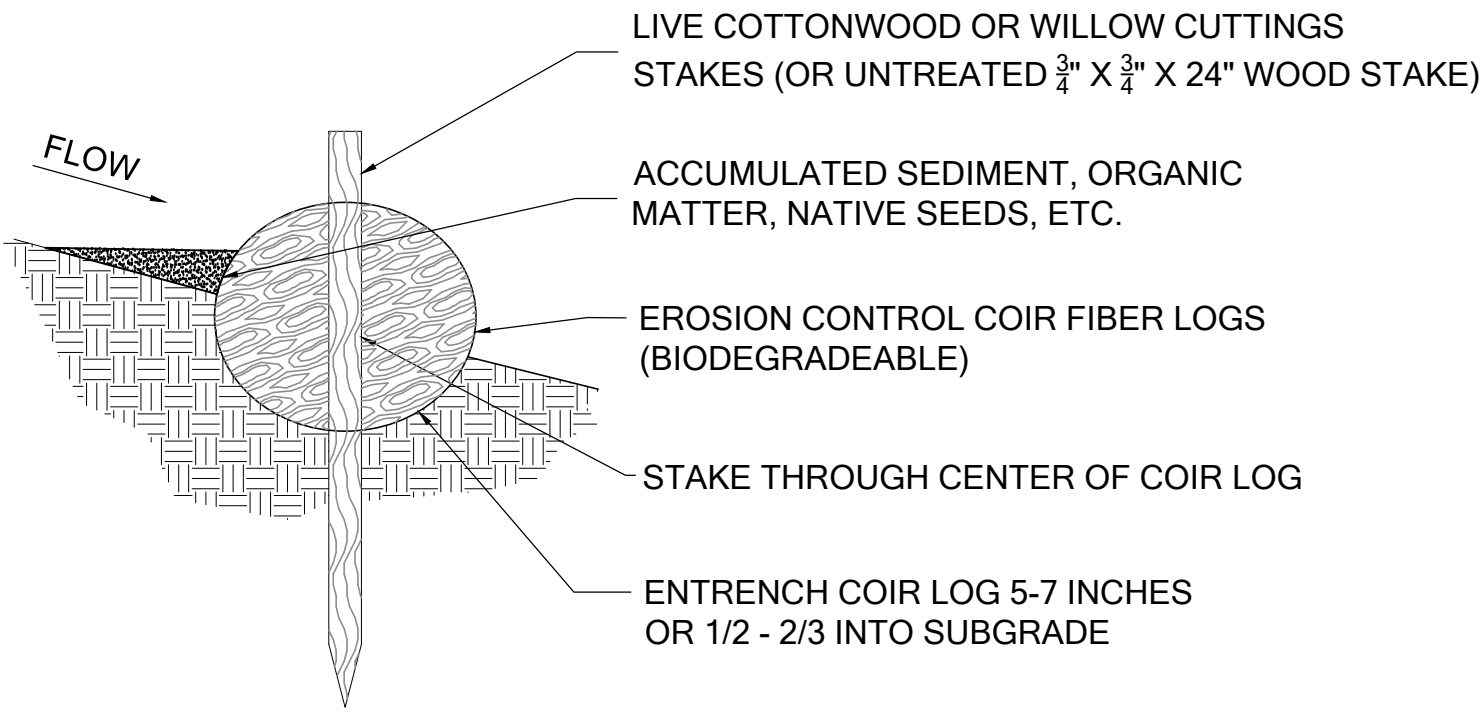


3 SOIL PREPARATION AREA 3 NOT TO SCALE



- NOTES:
- DO NOT NAIL OR STAPLE FENCE TO EXISTING TREES OR UTILITY POLES.
  - ANY DAMAGE TO THE FENCE SHALL BE REPAIRED IMMEDIATELY.

4 HI-VIS FENCING NOT TO SCALE



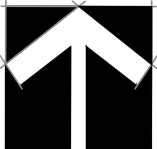
NOTE: INSTALL STRAW WATTLES PARALLEL TO SLOPE CONTOUR PER SURFACE WATER DESIGN MANUAL - APPENDIX D (D.2.1.2.5)

5 WATTLE NOT TO SCALE

# TESC AND SOIL PREPARATION DETAILS

SCALE #####

0' 15' 30' 60' 120'



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PHANTOM LAKE FOREST RESTORATION

RESTORATION PLAN

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PARKS & COMMUNITY SERVICES

PHANTOM LAKE PARK

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L3.0 OF 10

PERMIT SET - NOT FOR CONSTRUCTION

PLANTING PLAN

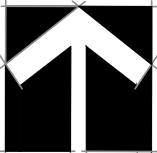
SCALE 1:30



LEGEND

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- APPROXIMATE STREAM CENTERLINE
- EXISTING TREES
- EXISTING PATHWAY
- CONTOUR LINES
- PARCEL BOUNDARY
- PROJECT LIMITS
- PLANTING TYPICAL AREA #1
- PLANTING TYPICAL AREA #2
- PLANTING TYPICAL AREA #3
- PLANTING TYPICAL AREA #4

0' 15' 30' 60' 120'



SIZE

□□□□□□

SIZE

SIZE



## SIZE



Scale: NTS

**NOTES:**

1. PLANTING PIT SHALL NOT BE LESS THAN (2) TIMES THE WIDTH OF THE ROOT BALL DIA.
2. LOOSEN SIDES AND BOTTOMS OF PLANTING PIT
3. SOAK PLANTING PIT AFTER PLANTING

**REMOVE FROM POT OR BURLAP & ROUGH-UP ROOT BALL BEFORE INSTALLING. UNTANGLE AND STRAIGHTEN CIRCLING ROOTS - PRUNE IF NECESSARY. IF PLANT IS EXCEPTIONALLY ROOT-BOUND, DO NOT PLANT AND RETURN TO NURSERY FOR AN ACCEPTABLE ALTERNATIVE**

750 Sixth Street South  
Kirkland WA 98033

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Science &amp; Design

# PHANTOM LAKE FOREST RESTORATION

## RESTORATION PLAN

CITY OF BELLEVUE

# PHANTOM LAKE PARK

156TH AVE SE, BELLEVUE, WA 98007

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DRAFTED: LV  
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JOB NUMBER:

16081

SHEET NUMBER:

L3.1 OF 10

DATE	PRINTED BY	FILENAME
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MAINTENANCE AND MONITORING NOTES

MAINTENANCE AND MONITORING NOTES

THIS PLAN HAS BEEN PREPARED AS PART OF THE FOREST RESTORATION AT PHANTOM LAKE PARK. THE LOCATION OF THE PROJECT IS ON THE WEST SIDE OF PHANTOM LAKE WITHIN THE LAKE HILLS GREENBELT AT 2064-2098 156<sup>TH</sup> AVE SE, BELLEVUE WA. THIS RESTORATION PLAN SEEKS TO ENHANCE SUBSTANTIAL PORTIONS OF ECOLOGICALLY DEGRADED AREAS WITHIN THE PROJECT LIMITS AT PHANTOM LAKE PARK. THE RESTORATION OF THIS AREA RESULTS IN NO NET LOSS OF OVERALL TREE COVERAGE. THE PROPOSED RESTORATION AREA CURRENTLY LACKS A NATIVE UNDERSTORY AND EVERGREEN CANOPY AND IS DOMINATED BY NON-NATIVE SPECIES SUCH AS HIMALAYAN BLACKBERRY, REED CANARY GRASS, MORNING GLORY, AND ENGLISH IVY.

TO ACHIEVE THE ENHANCEMENT OBJECTIVES, THE PLAN CALLS FOR THE RESTORATION OF OVER 2 ACRES OF PHANTOM LAKE PARK THROUGH THE REMOVAL OF INVASIVE SPECIES AND THE PLANTING OF NATIVE TREES, SHRUBS, AND GROUNDCOVER. THE RESTORATION AREA COVERS 94,019 SQUARE FEET. TREE SPECIES PROPOSED INCLUDE WHITE FIR, INCENSE CEDAR, DOUGLAS-FIR, INCENSE CEDAR, WESTERN REDCEDAR, SITKA SPRUCE, PACIFIC WILLOW, SITKA WILLOW, SCOULER'S WILLOW, OREGON ASH, AND GIANT SEQUOIA. SHRUB SPECIES PROPOSED INCLUDE SERVICEBERRY, OCEANSPRAY, SALMONBERRY, RED ELDERBERRY, VINE MAPLE, RED HUCKLEBERRY, RED-OSIER DOGWOOD, CLUSTER ROSE, TALL OREGON GRAPE, AND OSOBERY. GROUNDCOVER SPECIES INCLUDE WESTERN SWORDFERN, SALAL, AND DULL MAHONIA. PLANTS ON THIS LIST WERE CHOSEN WITH A CHANGING CLIMATE IN MIND, AND CAN TOLERATE DRIER SUMMERS AND MORE SPORADIC RAINFALL AS ANTICIPATED FOR THE NEXT CENTURY.

MITIGATION NOTES:

1.1 OVERVIEW

THIS RESTORATION AREA WILL BE CONTINUALLY MAINTAINED AND MONITORED BY CITY OF BELLEVUE PARKS & COMMUNITY SERVICES NATURAL RESOURCE DIVISION. THE PLAN DETAILS METHODS OF INVASIVE SPECIES REMOVAL, SPECIFIES APPROPRIATE SPECIES FOR PLANTING AND PLANTING TECHNIQUES, DESCRIBES PROPER MAINTENANCE ACTIVITIES, AND SETS FORTH PERFORMANCE STANDARDS. THIS WILL ENSURE THAT RESTORATION PLANTINGS WILL BE MAINTAINED, MONITORED, AND SUCCESSFULLY ESTABLISHED FOLLOWING IMPLEMENTATION. COMPONENTS OF THE MAINTENANCE AND MONITORING PLAN ARE DETAILED BELOW.

1.2 GOALS

- IMPROVE FOREST FUNCTION BY LIMITING INVASIVE AND/OR NOXIOUS WEED COVER ON-SITE.
- IMPROVE FOREST FUNCTION BY ESTABLISHING DENSE VEGETATION THAT IS APPROPRIATE TO THE ECO-REGION AND SITE.
- INCREASE HABITAT FUNCTION BY ADDING HABITAT COMPLEXITY. PROVIDE REFUGE FOR SMALL MAMMALS AND INVERTEBRATES. PROVIDE PERCHING, NESTING, AND FORAGING HABITAT FOR NATIVE BIRDS.

1.3 PERFORMANCE STANDARDS

THE STANDARDS LISTED BELOW WILL BE USED TO JUDGE THE SUCCESS OF THE PLAN OVER TIME.

- SURVIVAL:
  - ACHIEVE 100% SURVIVAL OF INSTALLED PLANTS AT THE END OF YEAR 1. THIS STANDARD MAY BE MET THROUGH PLANT ESTABLISHMENT OR THROUGH REPLANTING AS NECESSARY TO ACHIEVE THE REQUIRED NUMBERS.
- TREE AND SHRUB COVER:
  - ACHIEVE 40% COVER OF SHRUBS AND SAPLING TREES BY YEAR 2. NATIVE VOLUNTEER SPECIES MAY COUNT TOWARD THIS COVER STANDARD.
  - ACHIEVE 60% COVER OF SHRUBS AND SAPLING TREES BY YEAR 3. NATIVE VOLUNTEER SPECIES MAY COUNT TOWARD THIS COVER STANDARD.
  - ACHIEVE 80% COVER OF SHRUBS AND SAPLING TREES BY YEAR 5. NATIVE VOLUNTEER SPECIES MAY COUNT TOWARD THIS COVER STANDARD.
- PERENNIAL AND GROUNDCOVER COVER:
  - ACHIEVE 30% COVER OF NATIVE PERENNIALS AND GROUNDCOVER BY YEAR 2. NATIVE VOLUNTEER SPECIES MAY COUNT TOWARDS THIS COVER STANDARD.
  - ACHIEVE 40% COVER OF NATIVE PERENNIALS AND GROUNDCOVER BY YEAR 3. NATIVE VOLUNTEER SPECIES MAY COUNT TOWARDS THIS COVER STANDARD.
  - ACHIEVE 60% COVER OF NATIVE PERENNIALS AND GROUNDCOVER BY YEAR 5. NATIVE VOLUNTEER SPECIES MAY COUNT TOWARDS THIS COVER STANDARD.
- SPECIES DIVERSITY: ESTABLISH AT LEAST SEVEN TREE SPECIES BY YEAR 3. ESTABLISH AT LEAST FOUR NATIVE SHRUB SPECIES BY YEAR 3. NATIVE VOLUNTEER SPECIES MAY COUNT TOWARD THESE

STANDARDS.

- INVASIVE SPECIES COVER: AERIAL COVER FOR ALL NON-NATIVE, INVASIVE AND NOXIOUS WEEDS WILL NOT EXCEED 10% AT ANY YEAR. INVASIVE SPECIES INCLUDE, BUT ARE NOT LIMITED TO, HIMALAYAN BLACKBERRY, ENGLISH IVY AND IVY SPECIES, CUT LEAF BLACKBERRY, KNOTWEEDS, REED CANARYGRASS, CHERRY LAUREL, AND ENGLISH HOLLY..

1.4 MAINTENANCE

THE SITE WILL BE MAINTAINED IN ACCORDANCE WITH THE FOLLOWING INSTRUCTIONS AND AS-NEEDED BY THE CITY OF BELLEVUE PARKS & COMMUNITY SERVICES NATURAL RESOURCE DIVISION..

- FOLLOW THE RECOMMENDATIONS NOTED DURING ANY MAINTENANCE FIELD OBSERVATIONS.
- GENERAL WEEDING FOR ALL PLANTING AREAS:
  - AT LEAST TWICE YEARLY, REMOVE BY HAND ALL COMPETING WEEDS AND WEED ROOTS FROM BENEATH EACH INSTALLED PLANT AND ANY UNDESIRABLE VEGETATION TO A DISTANCE OF 18 INCHES FROM THE MAIN PLANT STEM. WEEDING SHOULD OCCUR AS NEEDED THROUGHOUT SPRING AND SUMMER. FREQUENT WEEDING WILL RESULT IN LOWER MORTALITY, LOWER PLANT REPLACEMENT COSTS, AND INCREASED LIKELIHOOD OF MEETING PERFORMANCE STANDARDS BY YEAR-5.
  - DO NOT WEED THE AREA NEAR THE PLANT BASES WITH STRING TRIMMER (WEED WHACKER). NATIVE PLANTS ARE EASILY DAMAGED OR KILLED, AND WEEDS EASILY RECOVER AFTER TRIMMING.
  - SELECTIVE APPLICATIONS OF HERBICIDE MAY BE NEEDED TO CONTROL INVASIVE SPECIES, ESPECIALLY WHEN INTERMIXED WITH NATIVE SPECIES. HERBICIDE APPLICATION, WHEN NECESSARY, SHALL BE CONDUCTED PER CITY OF BELLEVUE STANDARDS. SEE SPECIFICATIONS.
- REPLACE MULCH AS NECESSARY TO MAINTAIN A 4-INCH THICK LAYER, RETAIN SOIL MOISTURE, AND LIMIT WEEDS.
- SUPPLEMENTAL IRRIGATION BY WATERING TRUCK OR TEMPORARY IRRIGATION SYSTEM SHOULD BE PROVIDED FROM JUNE 1 THROUGH SEPTEMBER 30 FOR THE FIRST TWO YEARS FOLLOWING INSTALLATION. IRRIGATION BEYOND THE SECOND YEAR MAY BE NEEDED BASED ON SITE PERFORMANCE OR SIGNIFICANT REPLANTING.
- APPLY SLOW RELEASE GRANULAR FERTILIZER TO EACH INSTALLED PLANT ANNUALLY IN THE SPRING (BY JUNE 1) OF YEARS 2 THROUGH 5.

1.5 CONSTRUCTION NOTES

NOTE:THE WATERSHED COMPANY [(425)822-5242] PERSONNEL, OR OTHER PERSONS QUALIFIED TO EVALUATE ENVIRONMENTAL RESTORATION PROJECTS WILL MONITOR:

- ALL SITE PREPARATION
  - INVASIVE SPECIES REMOVAL
  - SOIL PREPARATION.
  - MULCH PLACEMENT.
- PLANT MATERIAL INSPECTION
  - PLANT MATERIAL DELIVERY INSPECTION.
  - 100% PLANT INSTALLATION INSPECTION.

GENERAL WORK SEQUENCE

- CLEAR PLANTING AREA OF ALL INVASIVE VEGETATION, INCLUDING BUT NOT LIMITED TO HIMALAYAN BLACKBERRY, REED CANARY GRASS, AND ENGLISH IVY.
- MANUALLY OR MECHANICALLY REMOVE ALL INVASIVE VEGETATION PER THE SPECIFICATIONS.
- INSTALL MULCH.
- ALL PLANT INSTALLATION IS TO TAKE PLACE DURING THE DORMANT SEASON (OCTOBER 15<sup>TH</sup>-MARCH 1<sup>ST</sup>) FOR BEST SURVIVAL.
- PREPARE A PLANTING PIT FOR EACH PLANT AND INSTALL PER THE PLANTING DETAILS.
- INSTALL A TEMPORARY, ABOVE GROUND IRRIGATION SYSTEM TO PROVIDE FULL COVERAGE TO ALL PLANTS WITHIN THE RESTORATION AREA.

CONTINGENCIES

IF THERE IS A SIGNIFICANT PROBLEM WITH THE ENHANCEMENT AREAS MEETING PERFORMANCE STANDARDS, A CONTINGENCY PLAN WILL BE DEVELOPED AND IMPLEMENTED. CONTINGENCY PLANS CAN INCLUDE, BUT ARE NOT LIMITED TO: SOIL AMENDMENT, ADDITIONAL PLANT INSTALLATION, AND PLANT SUBSTITUTIONS OF TYPE, SIZE, QUANTITY, AND LOCATION.



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Science & Design

PHANTOM LAKE FOREST RESTORATION

RESTORATION PLAN

CITY OF BELLEVUE

PARKS & COMMUNITY SERVICES

PHANTOM LAKE PARK

156TH AVE SE, BELLEVUE, WA 98007

PERMIT SET - NOT FOR CONSTRUCTION

SUBMITTALS & REVISIONS

NO.	DATE	DESCRIPTION		BY	LV														
		PERMIT SET																	
1	12-11-20																		

SHEET SIZE:  
ORIGINAL PLAN IS 22" x 34".  
SCALE ACCORDINGLY.

PROJECT MANAGER: LV  
DESIGNED: LV  
DRAFTED: LV  
CHECKED: MSF / KB  
JOB NUMBER:  
160813.9  
SHEET NUMBER:  
L5.0 OF 10

DATE

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FILENAME